



**CITY OF BURLINGTON
DEPARTMENT OF PUBLIC WORKS**

645 Pine St. Suite A
Burlington, VT 05401
802.865.7200 VOX
802.863.0466 FAX
802.863.0450 TTY

Chapin Spencer
DIRECTOR OF PUBLIC WORKS

Rob Green
ASSISTANT DIRECTOR
RIGHT OF WAY

Memo

To: Scott Gustin

From: Rob Green

Date: August 4, 2015

Re: 702 Lake St (Urban Reserve Snow Storage)

RECEIVED
AUG - 4 2015

**DEPARTMENT OF
PLANNING & ZONING**

There are no changes to the previous snow storage plan at the 702 Lake St Urban Reserve site.

Nighttime operations of snow removal from the downtown happen approximately 4 times per winter.

Noise in the area will be reduced with special instructions to the employees not to slam tailgates of dump trucks and driving slowly.

The area is clean every spring after the snow melts of any trash and debris.

An Equal Opportunity Employer

This material is available in alternative formats for persons with disabilities. To request an accommodation, please call 802.863.9094 (voice) or 802.863.0450 (TTY).

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PLANNING & ZONING





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PLANNING & ZONING





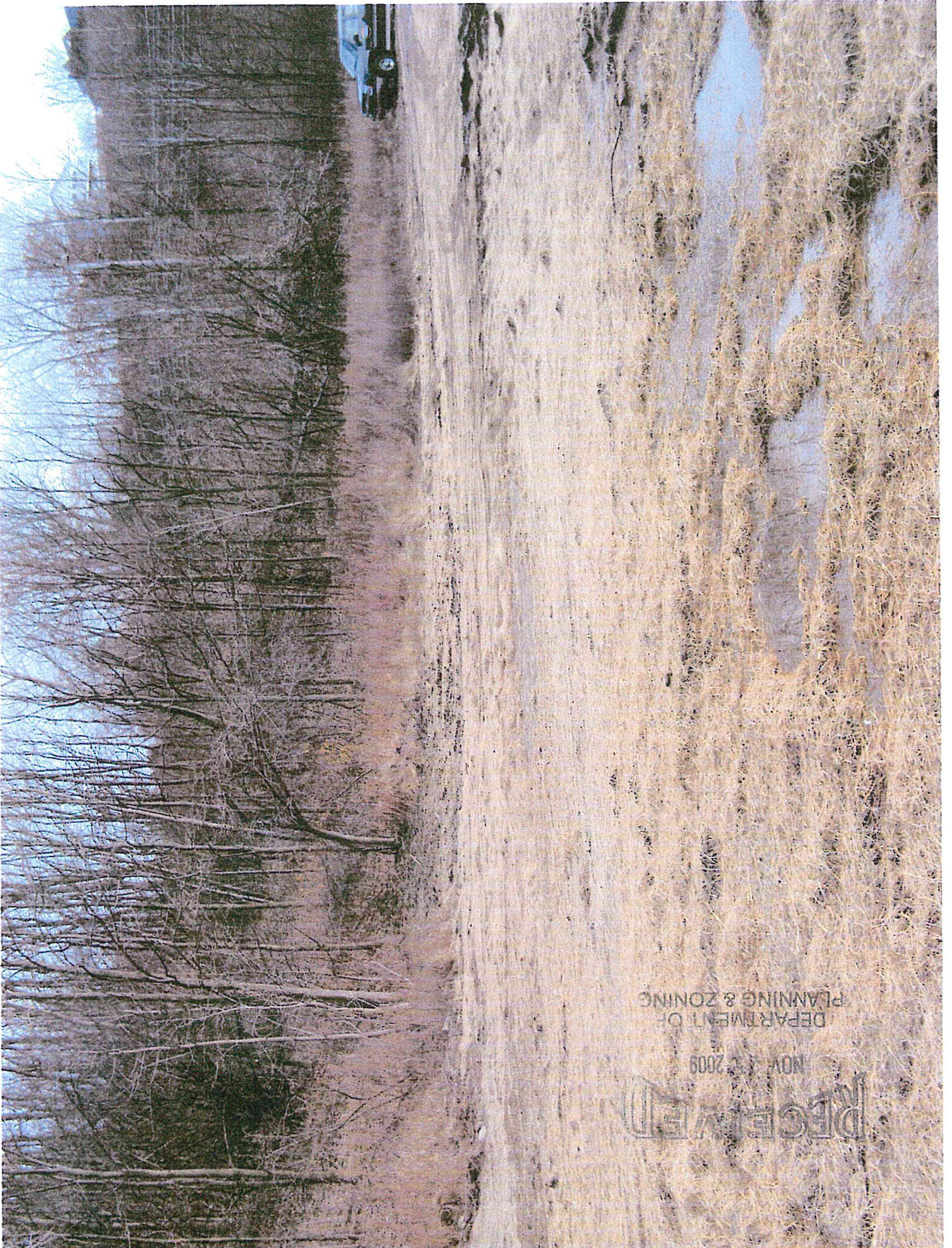


RECEIVED
NOV 4 2009
DEPARTMENT OF
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DEPARTMENT OF
PLANNING & ZONING

NOV 12 2008

RECEIVED





OFFICE OF THE
DEPARTMENT OF
LAND AND NATURAL RESOURCES
NOV 14 2008

Parcel owned by City of Burlington

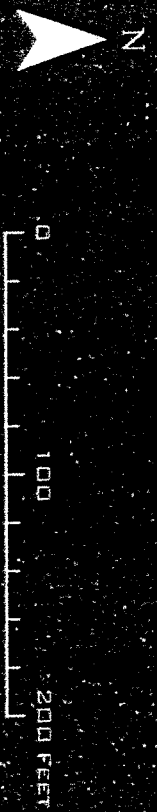
Snow Storage Area

ANY APPLICATIONS OR REVIEWS
FOR ZONING A PRIOR TO THE
ALL DECISIONS IN DISPOSITIONS OF
THE RESPONSIBILITY OF THE APPLICANT

FINAL APPROVAL

SIGNED: *[Signature]* DATE: *11/23/09*

PLANNING & ZONING DEPARTMENT
BURLINGTON, VERMONT

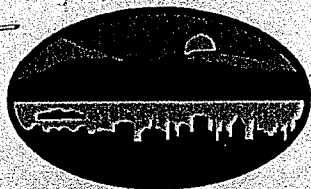


CITY OF BURLINGTON
SNOW STORAGE AREA
RECEIVED
BURLINGTON, VT

NOV 25 2009

DEPARTMENT OF PUBLIC WORKS
PLANNING & ZONING

Created on: 11/23/09
By: M.Moir



ZONING PERMIT
CONDITIONAL USE
City of Burlington, Vermont
Department of Planning and Zoning

Application Date: 5/16/2012

Appeal Expiration Date: 7/27/2012

Project Location: 702 LAKE STREET

District: UR/DW-PT/RM-W

Owner: City Of Burlington

Address: 149 CHURCH ST

BURLINGTON VT 05401

Ward: 3

Tax ID: 043-4-007-000

Project Type: Institutional - Site Imp/Landscaping/Parking/Fence

Project Description: Biennial review of winter snow storage for the City

Construction Cost:	\$0	Lot Size (Sq Ft):	538,202
Net New Habitable Sq Ft:	0.00	Net New # of Housing Units:	0
Existing % Lot Coverage:	0.00	Existing # of Parking Spaces:	0
Proposed % Lot Coverage:	0.00	Proposed # of Parking Spaces:	0
Net New % Lot Coverage:	0.00	Required # of Parking Spaces:	0

Zoning Permit #: 12-1134CU

Decision By: Development Review Board

Level of Review: 1

Decision: Approved

See Conditions of Approval

Zoning Administrative Officer

Decision Date: June 27, 2012

Project File #: 12-1134CU

An interested person may appeal a decision of the Development Review Board to the Vermont Superior Court Environmental Division until 4 pm on July 27, 2012.

Fee Type	Amount	Paid in Full	Balance Due:	\$0.00
Application Fee:	\$135.00	Yes	Date Paid:	_____
Development Review Fee:	\$0.00	NA	Check #	_____
Impact Fee:	Not Applicable			

Building Permit Required: **Yes**

Permit Received by: _____

Date: _____



CITY OF BURLINGTON
DEPARTMENT OF PUBLIC WORKS

645 Pine Street, Suite A
Post Office Box 849
Burlington, VT 05402-0849
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802.863.0450 TTY
www.dpw.ci.burlington.vt.us

ASSISTANT DIRECTOR OF PUBLIC WORKS
RIGHT OF **William Paquette**
WAY SERVICES

RECEIVED

MAY 15 2012

DEPARTMENT OF
PLANNING & ZONING

May 15, 2012

Scott Gustin
Senior Planner
Planning & Zoning
Burlington Vt. 05401

Dear Scott,

There are no changes to the previous D.P.W. snow storage plan for this site.

Overnight/early morning operations at the snow storage facility are conducted approximately 4 times a winter season using 3 trucks for approximately 8 hrs. each time.

To reduce the noise impact we instruct and make it mandatory for our people to drive slowly, and after dumping to pull away slowly, so as to not let their tailgates slam against the truck body.

Thank you

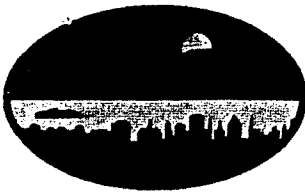
Sincerely,

William Paquette

Assistant Public Works Director
Right of Way Services

An Equal Opportunity Employer

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**ZONING PERMIT
CERTIFICATE OF APPROPRIATENESS**

City of Burlington, Vermont
Department of Planning and Zoning

Application Date: 12/1/2009

Appeal Expiration Date: 2/18/2010

Project Location: 0 LAKE STREET

District: UR/RM-W

Owner: CITY TREASURER

Address: 149 CHURCH ST
BURLINGTON, VT 05401

Ward: 3

Telephone:

Tax ID: 043-4-007-000

Project Description:
Winter snow storage for the city.

Other (No Use) / Other Project Type

Existing Use: GOVERNMENT - OTHER

Proposed Use: GOVERNMENT - PUBLIC WORKS

Construction Cost:	\$0	Lot Size (Sq Ft):	1,128,204
Net New Square Feet:	0.00	Net New # of Housing Units:	0
Existing % Lot Coverage:	0.00	Existing # of Parking Spaces:	0
Proposed % Lot Coverage:	0.00	Proposed # of Parking Spaces:	0
Net New % Lot Coverage:	0.00	Required # of Parking Spaces:	0

Zoning Permit #: 10-0504CA

Decision Type: Development Review Board

Level of Review: 1

Decision: Approved w/ Pre-Release Conditions
See Requirements for Permit Release

Decision Date: January 19, 2010

Project File #: 10-0504CU

Zoning Administrator

Associated Conditional Use

An interested person may appeal a decision of the Development Review Board to the Vermont Environmental Court until 4 pm on February 18, 2010.

Fee Type	Amount	Paid in Full	Balance Due:	\$0.00
Application Fee:	\$70.00	Yes	Date Paid:	_____
Development Review Fee:	\$0.00	Yes	Check #	_____
Impact Fee:	Not Applicable			

Permit Received by: _____

Date: _____



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DEC - 1 2009

DEPARTMENT OF
PLANNING & ZONING

ASSISTANT DIRECTOR OF PUBLIC WORKS
RIGHT OF **William Paquette**
WAY SERVICES

November 25, 2009

Scott Gustin, AICP
Senior Planner
Department of Planning & Zoning
Burlington Vt. 05401

Dear Scott,

D.P.W. is applying for seasonal snow storage at the site in the Urban Reserve we have used in past years.

D.P.W. needs to clean and haul snow from the downtown core area and has typically done this approximately 4 times a winter season depending on snowfall amounts. If it is an unusually high snowfall season the times we clean and haul would increase. For the downtown cleaning we use 5 trucks for approximately 4 hrs. each time we clean and haul and this operation occurs from the hrs. of 3am to 7am.

In addition D.P.W. cleans and hauls snow from narrow and dead end streets approximately 4 times a winter season using 3 trucks for approximately 8 hrs. each time we clean and haul. When we do this cleaning and hauling operation it occurs from the hrs. of 7am to 3pm, and again if there is an unusually high snowfall season the clean and haul would increase beyond 4 times in a winter season.

There is no collection system in place nor is there any treatment of the melt water runoff. The melt water run off does not discharge directly into the lake but is contained for the most part within the berm of the snow storage area. What very little melt water that runs out of the snow storage area does so by running down the access road but stays off to the side at the beginning of the road. This amount of water is minimal and does not impact the bike path.

An Equal Opportunity Employer

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In past years the Downtown Market Place has also used this area with the understanding that if we had an unusually high snowfall season and the area began to reach capacity they would have their contractor who cleans the Marketplace bring their snow somewhere other than this site. This insures that D.P.W. still has the ability to clean and haul snow in the downtown core, narrow streets, and dead ends for the duration of the winter season.

I spoke with Ron Redmond regarding the application and permit process of the snow storage and if possible he would still like to keep the same arrangement we have had in the past by being able to share the same permit with D.P.W..

Sincerely



Bill Paquette
Assistant Public Works Director
Right of Way Services

RECEIVED

DEC - 1 2009

DEPARTMENT OF
PLANNING & ZONING

cc: Steve Goodkind
Ron Redmond



CITY OF BURLINGTON, VERMONT

OFFICE OF
THE CITY ATTORNEY
AND

CORPORATION COUNSEL

May 11, 2012

149 CHURCH ST.
BURLINGTON, VT 05401-8489
(802) 865-7121
(TTY) 865-7142
FAX 865-7123

KENNETH A. SCHATZ, Esq.
City Attorney

EUGENE M. BERGMAN, Esq.
Sr. Assistant City Attorney

NIKKI A. FULLER, Esq.
Assistant City Attorney

RICHARD W. HAESLER, JR., Esq.
Assistant City Attorney

GREGG M. MEYER, Esq.
Assistant City Attorney

Scott Gustin, Senior Planner
Burlington Department of Planning and Zoning
City Hall
149 Church Street
Burlington, VT 05401

RECEIVED

MAY 11 2012

DEPARTMENT OF
PLANNING & ZONING

Re: ^{to Scott} ZP# 10-~~054~~CA
Winter Snow Storage for City of Burlington

Dear Scott:

This letter is written in response to Project Permit Condition No. 1 of the above referenced permit. Said condition states: "Prior to release of the zoning permit, the applicant shall provide written verification from the City Attorney that there are no legal restrictions that would preclude the snow storage facility, subject to staff review and approval.

Our office has reviewed the Burlington Comprehensive Development Ordinance, the Development Review Board findings pertaining to this matter, staff comments, and the permit description. In our opinion, based upon those documents and the DRB's un-appealed Zoning Permit Certificate of Appropriateness that snow storage on the site is permitted, there are no zoning restrictions precluding the proposed use. As far as any non-zoning legal restrictions, our office will provide an opinion to the Applicant on that issue so that it may address any issues in a timely manner.

Please do not hesitate to contact me with any questions or concerns.

Sincerely,

Gregg Meyer, Esq.
Assistant City Attorney

Cc: William Paquette, DPW